

Janice K. Brewer  
Governor

Bryan Martyn  
Executive Director



Board Members

Walter D. Armer, Jr., Vall, *Chair*  
Maria Baier, State Land Commissioner, *Vice Chair*  
Kay Daggett, Sierra Vista  
Alan Everett, Sedona  
Larry Landry, Phoenix  
William C. Scalzo, Phoenix  
Tracey Westerhausen, Phoenix

**NOTICE OF PUBLIC MEETING**  
of  
**THE CONSERVATION ACQUISITION BOARD**  
(CAB)  
of  
**THE ARIZONA STATE PARKS BOARD**

Notice is hereby given to members of the Conservation Acquisition Board (CAB) and the general public that the CAB will hold a meeting open to the public on **Tuesday, August 21, 2012, at 9:30 a.m. at Arizona State Parks, in the Board Room located in the basement of 1300 W. Washington, Phoenix, Arizona**, pursuant to A.R.S. § 41-511.05 and A.R.S. § 41-511.25.

The CAB may go into Executive Session for any agenda item at any time during the meeting to discuss or consult with its legal counsel for legal advice on matters listed on this agenda pursuant to A.R.S. § 38-431.03 et seq. Items on the Agenda may be discussed out of order, unless they have been specifically noted to be set for a time certain. Public comment will be taken.

**AGENDA**

(The Chair reserves the right to set the order of the agenda)

**A. CALL TO ORDER AND ROLL CALL**

**B. INTRODUCTION OF MEMBERS AND STAFF**

**C. ACTION ITEMS**

1. Approval of minutes from the August 10, 2011 and October 11, 2011 meetings.

**D. GRANT APPLICATIONS PRESENTATION**

1. **Consider Funding FY 2012 Growing Smarter State Trust Land Acquisition Projects.** CAB will consider the following grant applications:
  - a. Flagstaff, City of - \$2,532,912 for the purchase of 477.80 acres of Picture Canyon.

- b. City of Phoenix – \$15,000,000 for the purchase of 1,543.78 acres of the Phoenix Sonoran Preserve – Priority 3D
- c. Pima County - \$1,890,000 for the purchase of 1,415 acres of Tortolita Mountain Park.
- d. City of Scottsdale - \$15,000,000 for the purchase of 2,045 acres of the McDowell Sonoran Preserve – Cholla Mountain/Rawhide Wash
- e. City of Scottsdale - \$20,000,000 for the purchase of 3,200 acres of the McDowell Sonoran Preserve – Granite Mountain
- f. City of Scottsdale - \$15,000,000 for the purchase of 1,153 acres of the McDowell Sonoran Preserve – Upper Sonoran Desert

All recommendations for grant awards will be conditioned upon the appraisals and parcel sizes being approved by the State Land Commissioner, and that the applicants are the highest and best bidders at public auction. **A total of \$40,734,760 is available for the FY 2012 Growing Smarter State Trust Land Acquisition Grant Program.**

A.R.S. §41-511.23.H.2 states that no more than 50% of the Land Conservation Fund from any one fiscal year may be awarded to projects in a single county. This means that no more than **\$20,367,380** can be awarded in any single county (50% of the *total* amount available in any fiscal year).

**E. REPORTS** – Board and staff reports may be written or verbal.

**1. Parks Board Actions on CAB Items**


**F. CALL TO THE PUBLIC** - Consideration and discussion of comments and complaints from the public. Those wishing to address the Board must register at the door and be recognized by the Chair. It is probably that each presentation will be limited to one person per organization. Action taken as a result of public comment will be limited to directing staff to study or reschedule the matter for further consideration at a later time.

## **G. SUMMARY OF CURRENT EVENTS, MATTERS OF BOARD PROCEDURE REQUESTS AND ITEMS FOR FUTURE AGENDA**

## **H. ADJOURNMENT**

\*\*\*

Pursuant to Title II of the Americans with Disabilities Act (ADA), Arizona State Parks does not discriminate on the basis of a disability regarding admission to public meetings. Persons with a disability may request a reasonable accommodation, such as a sign language interpreter, by contacting the acting ADA Coordinator, Nicole Armstrong-Best (602) 542-7152; or TTY (602) 542-4174. Requests should be made as early as possible to allow time to arrange the accommodation.

  
Doris Pulsifer, Chief of Resources & Public Program  
Partnerships Division, Arizona State Parks

Posted at: Arizona State Parks  
1300 W. Washington  
Phoenix, Arizona  
1<sup>st</sup> Floor



**MINUTES  
OF THE  
CONSERVATION ACQUISITION BOARD (CAB)  
OF  
ARIZONA STATE PARKS  
Meeting of August 10, 2011  
Arizona State Parks  
1300 West Washington  
Phoenix, Arizona**

**A. CALL TO ORDER AND ROLL CALL**

Chair McNichol called the meeting to order at 10:02 a.m.

CAB Members Present:

Christopher McNichol, Chair  
John Graham  
Taber Anderson  
Jeff Swango  
Melinda Gulick  
Stephen Brophy

CAB Members Absent:

None

Arizona State Parks Staff Present:

Jay Ziemann, Assistant Director,  
Arizona State Parks (ASP)  
Joy Hernbrode, Attorney  
General's Office  
Laurie Hachtel, Attorney  
General's Office  
Doris Pulsifer, Resources &  
Public Programs, ASP

**B. INTRODUCTION OF MEMBERS AND STAFF**

CAB members introduced themselves followed by introduction of staff.

**C. ELECTION OF OFFICERS**

- 1. MOTION** by Ms. Gulick, **SECOND** by Mr. Anderson to re-appoint Christopher McNichol as Chair. **MOTION PASSED UNANIMOUSLY.**

**D. ACTION ITEMS - Approval of minutes from the August 11, 2010 CAB meeting.**

**MOTION** by Mr. Graham, **SECOND** by Mr. Swango to approve the minutes from the August 11, 2010 CAB meeting. **MOTION PASSED UNANIMOUSLY.**

**E. GRANT APPLICATIONS PRESENTATION**

**1. Consider Funding FY 2011 Growing Smarter State Trust Land Acquisition Projects.**

Chair McNichol announced that there were four applications for the CAB to consider and a total of \$40,460,000 available to divide among the applications. Although a total of \$80,920,000 is available for the FY 2011 cycle, per statute, no more than 50% of the total amount available may be awarded to projects in a single county. All four applications are from Maricopa County.

Mr. Graham commented on the fact that the four applications from the two cities exceeded the total amount available to distribute, and asked if it would be realistic to ask the cities if they would be willing and/or able to accept less than their requested amount?

The group decided to wait until after the grant applications are presented to determine how to best recommend distribution of the available funds.

Mr. Anderson asked to recuse himself during the discussion and vote regarding the application from the City of Scottsdale Parcel 2, because he owns neighboring land to that parcel.

**GENERAL OVERVIEW OF THE GROWING SMARTER STATE TRUST LAND ACQUISITION GRANT FUND PROGRAM.**

Ms. Pulsifer gave a PowerPoint presentation of the Growing Smarter State Trust land Acquisition Grant Fund Program. (Copy of the presentation available to the public on request.) The funds made available to the Growing Smarter program derive from the Land Conservation Fund. The purpose of the Growing Smarter program is to make funding available to purchase suitable land for conservation in areas that are experiencing rapid growth. Through Proposition 303, the public mandated an annual appropriation of \$20 million. Of that sum, \$2 million goes to the Livestock and Crop Conservation Fund and \$18 million is made available to the Growing Smarter program. For the current cycle there is approximately \$80 million available for grants.

The following four grant applications were submitted:

- i. City of Phoenix - \$3,179,110 for the purchase of 317.911 acres of the Phoenix Sonoran Preserve – Priority 3B
- ii. City of Phoenix - \$2,710,530 for the purchase of 271.053 acres of the Phoenix Sonoran Preserve – Priority 3C
- iii. City of Scottsdale - \$25M for the purchase of 1,937.19 acres of the McDowell Sonoran Preserve – Parcel 2 – Rock Knob to Fraesfield Mountain
- iv. City of Scottsdale - \$25M for the purchase of 2,482.20 acres of the McDowell Sonoran Preserve – Parcel 3 – Rawhide Wash to Granite Mountain

The presentation included slides with maps of the lands and surrounding areas and pictures of various features for each project. The maps also noted lands that have been previously acquired for conservation purposes that are either adjacent or in the vicinity of the parcels that are currently being proposed for acquisition.

Discussion followed regarding the range of differences in the ratings among the applications. It was noted that the two Scottsdale applications rated higher than the Phoenix applications. Chair McNichol asked if that could be attributed to the size of the parcels.

Ms. Pulsifer replied that it was not so much the size of the parcels in the applications that affected the scores of the applications, as was the clarity or how in depth the responses were to the questions.

Mr. Ziemann followed up by stating that although the fact of the matter is that Phoenix did not score as high as Scottsdale on certain answers to the criteria, all of the properties are more than eligible and well worthy of receiving funding. Another factor that affected the scoring was the connectivity or lack thereof with existing lands that are protected.

Chair McNichol noted that this is the first year that the group may have to make some difficult decisions due to the fact that the amount of the grant requests exceed the total amount that is available to distribute.

In response to Ms. Gulick's question to the City of Phoenix as to what are the plans to maintain the wildlife corridors along the Sonoran boulevard, Mr. Chris Ewell responded that the main connectivity are the washes in the area.

Following additional questions from the group, Mr. Ewell indicated on the map shown on the screen, the lands that had been previously acquired and also

the changes to the future acquisition plan. He stated that while working with ASU and Arizona Game and Fish during the planning process it had been determined that the wash areas were just as important as the mountains. Therefore, the City has decided to focus on the wash areas first and the mountain areas in the future.

There was some brief discussion regarding access issues for utilities or other similar access needs. Ms. Hernbrode stated that all of the grant awards are contingent upon successful negotiation of the conservation easements. If the Land Department identifies that there are corridors or utilities access that need to be established, that will be done as part of the conservation easement negotiations to make sure that those corridors are set in place.

Chair McNichol asked Mr. Ewell that in light of the fact that there will not be enough funds available to fund all the projects, if the City of Phoenix had a preference for which parcel to be funded or whether they would consider partial funding of either or both parcels.

Mr. Ewell stated that the City of Phoenix's preference was to receive partial funding of both parcels.

In response to Ms. Gulick's question whether the City would move forward with an acquisition that they did not get funding for, Mr. Ewell responded that the funding is available, however, the City would have to take into consideration the capacity of future acquisitions.

Mr. Anderson asked what the status is of the Sonoran Boulevard. Mr. Ewell responded that it is under construction at the present time. Estimated completion is late 2012 to early 2013.

Ms. Gulick asked if the traffic impact issue has been resolved and whether it will connect with I-17. Mr. Ewell stated that it had not yet been resolved with the community and that there was no planning available at this time.

**G. CALL TO THE PUBLIC:** There were no responses to the call to the public.

**H. SUMMARY OF CURRENT EVENTS, MATTERS OF HPAC  
PROCEDURE REQUESTS AND ITEMS FOR FUTURE EVENTS:** None

**I. ADJOURNMENT:** The meeting was declared adjourned by Chair McNichol at 11:30 am.

Respectfully submitted by:

---

Doris Pulsifer, Chief of Resources & Public Programs





**MINUTES  
OF THE  
CONSERVATION ACQUISITION BOARD (CAB)  
OF  
ARIZONA STATE PARKS  
Meeting of October 11, 2011  
Arizona State Parks  
1300 West Washington  
Phoenix, Arizona**

**A. CALL TO ORDER AND ROLL CALL**

Chair McNichol called the meeting to order at 11:05 a.m.

CAB Members Present:

Christopher McNichol, Chair  
John Graham  
Taber Anderson  
Jeff Swango  
Melinda Gulick

CAB Members Absent:

Stephen Brophy

Arizona State Parks Staff Present:

Jay Ziemann, Assistant Director,  
Arizona State Parks (ASP)  
Doris Pulsifer, Resources &  
Public Programs, ASP

**B. ACTION ITEMS**

1. The CAB will discuss and analyze a Matrix of Advisory Committees' Roles and Responsibilities along with a Decision Flowchart model for Evaluating Agencies, Boards, Commissions, which has been adopted by the Governor's Commission of Privatization and Efficiency (COPE), in order to self-apply the COPE adopted criteria/flowchart to the CAB and forward their analysis to the Arizona State Parks Board.

Jay Ziemann began the meeting by providing background as to the purpose of the meeting and why CAB is discussing this particular topic and schematic.

Mr. Ziemann explained that in January 2010 Governor Brewer by Executive Order created the Arizona Commission of Privatization and Efficiency (COPE). They released some initial recommendations in September 2010. The State Parks Board was featured very prominently in those recommendations. COPE in their preliminary report recommended essentially that State Parks be privatized. The final report of COPE was due by the end of December 2010. When the initial report came out, State Parks was finally able to voice their concerns and the problems with COPE's suggestions to the Governor's office. The final report did not come out until July 2011. Remarkably, any specific mention of Arizona State Parks was totally dropped from their final recommendation. So, the recommendation, which dealt with privatizing State Parks, disappeared. The only place on the final report where Parks was at least peripherally affected was Recommendation #4 – Elimination, Merger, Efficiency Review or Privatization of Agencies, Boards or Commissions.

COPE adopted a schematic that was originally authored in the State of Virginia, (a copy of which was provided to CAB members). COPE preliminarily reviewed 75 state agencies and ran them through this process. They then came up with recommendations and put them into a "Table 5". However, Table 5 was never released, so nobody knows what Table 5 is. In July 2011, the Parks Board in recognition of the elimination of the Heritage Fund and a significant reduction in staff resources due to budget cuts, asked staff to review each of the ten advisory groups that work with the Parks Board. They also asked that staff meet with each of the advisory committees and run them through the Virginia schematic that was adopted by COPE and report back to the State Parks Board in November. The Board at that time will make some recommendations. Although, because CAB is established in statute, there is very little that the Board can do regarding CAB.

Chair McNichol asked if there had been any preliminary assessments made of CAB, or anything that the CAB needs to springboard off of in terms of making some kind of initial assessment. Mr. Ziemann responded that there had been no preliminary assessments. He added that staff would not be taking a position; they will only be recording and passing on to the Board each committee's input.

Chair McNichol asked if any of this was relevant to CAB since the committee is statutorily created. Mr. Ziemann responded that the Board could recommend that the statute be changed, but the Board cannot do anything unilaterally.

The CAB members then proceeded to answer the questions in the schematic, starting with question 1 a.

Chair McNichol asked the CAB question 1a. Does the "Purpose" still exist?

It was the general consensus of the CAB that the purpose of CAB still exists because there is still money (approximately \$40 million) left for distribution, and there are still lands that are designated as suitable for conservation purposes that remain available for acquisition purposes.

Chair McNichol read question #2 – "Can the CAB demonstrate effectiveness"? Chair McNichol responded "yes", the CAB is effective once a year (when it meets to recommend Growing Smarter State Trust Land Grants).

Chair McNichol read question #3 – "Is the State's involvement critical"? Chair McNichol responded, "yes", because it is mandated since this is a statutory function and nobody else but the state can do it.

Chair McNichol read question #3a – "Is the role of the CAB duplicative"? Chair McNichol responded "no", because the CAB has been reposed with the responsibility of reviewing and recommending to the Board appropriate grants from the Land Conservation Fund. He added that obviously if someone was to take a credibly global view of this, what CAB does could probably be rolled into another group. However, that would require another statutory change.

Chair McNichol read question #3b – "Does the CAB meet regularly"? Chair McNichol responded "yes".

Chair McNichol read question #4 – "Does the CAB reflect the priorities of the Board"? Chair McNichol responded "yes".  
The members of HPAC concurred that the answer to question #4 is "yes".

Chair McNichol read question #5 – "Can the CAB be efficiently and effectively filled"? Chair McNichol responded "yes".

Chair McNichol read question #6 – “Does the CAB reflect or mirror the Board”? Chair McNichol responded “yes”, the Board each year has approved all of the recommendations made by CAB.

Chair McNichol read the last question #7 – “Does the CAB provide effective advice to the Board”? Chair McNichol responded “yes”.

Chair McNichol asked the CAB members if they had comments, or anything they differed with, or critic.

The members of CAB all concurred with all of the responses to the questions in the schematic.

Mr. Ziemann stated that staff would summarize the responses and pass them along to the Parks Board.

Mr. Ziemann stated that agenda and information regarding the November Parks Board meeting will be sent to each of the CAB members and invited them to send someone from the group to represent CAB in front of the Board on November 30<sup>th</sup> at the City Council Chambers of Apache Junction.

Chair McNichol stated that he might be available to attend. Ms. Gulick also stated that she could be available if needed.

**C. CALL TO THE PUBLIC:** There were no responses to the call to the public.

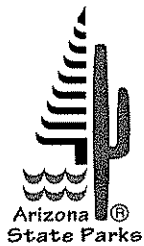
**D. SUMMARY OF CURRENT EVENTS, MATTERS OF HPAC  
PROCEDURE REQUESTS AND ITEMS FOR FUTURE EVENTS:** None

**E. ADJOURNMENT:** The meeting was declared adjourned by Chair McNichol at 11:30 am.

Respectfully submitted by:

---

Doris Pulsifer, Chief of Resources & Public Programs



## Conservation Acquisition Board Action Report

### Agenda Item #: D

Title: Consider Funding for FY 2012 Growing Smarter State Trust Land Acquisition Fund Grant Applications  
Staff Lead: Doris Pulsifer, Chief of Resources & Public Programs  
Date: August 21, 2012

---

#### Background-

The purpose of the Land Conservation Fund is to conserve open spaces in or near urban areas and other areas experiencing high growth pressures. This is accomplished by awarding grants for the purchase or lease of State Trust land that has been classified as suitable for conservation purposed by the Arizona State Land Department (ASLD).

#### Current Status-

Staff received the following six applications for the FY 2012 Growing Smarter State Trust Land Acquisition Grant Program:

- a. Flagstaff, City of - \$2,532,912 for the purchase of 477.80 acres of Picture Canyon.
- b. City of Phoenix - \$15,000,000 for the purchase of 1,543.78 acres of the Phoenix Sonoran Preserve - Priority 3D
- c. Pima County - \$1,890,000 for the purchase of 1,415 acres of Tortolita Mountain Park.
- d. City of Scottsdale - \$15,000,000 for the purchase of 2,045 acres of the McDowell Sonoran Preserve - Cholla Mountain/Rawhide Wash
- e. City of Scottsdale - \$20,000,000 for the purchase of 3,200 acres of the McDowell Sonoran Preserve - Granite Mountain
- f. City of Scottsdale - \$15,000,000 for the purchase of 1,153 acres of the McDowell Sonoran Preserve - Upper Sonoran Desert

The rating team scored the applications per the rating criteria in the FY 2012 Growing Smarter State Trust Land Acquisition Grant Manual and determined that all parcels applied for are unquestionably eligible. See Table A for summary statistics.

The current balance available in the Land Conservation Fund for Growing Smarter State Trust Land Acquisition grants is \$40,734,760.

A.R.S. §41-511.23.H.2 states that no more than 50% of the Land Conservation Fund from any one fiscal year may be awarded to projects in a single county. This means that no more than **\$20,367,380** can be awarded in any single county (50% of the *total* amount available in any fiscal year).

For the FY 2012 Growing Smarter Grant Program, there are four separate grant requests within Maricopa County that together total \$65,000,000, and thereby exceed the funding cap of \$20,367,380 for Maricopa County. The remaining two grant requests are from applicants from two separate counties. Neither of those grant requests exceed the \$20,367,380 cap per county.

Based on the funding available and the amounts of the grant requests, staff recommends dividing the funding into two categories, Projects within Maricopa County and Projects outside Maricopa County as follows:

<b>Total Available Revenue for Grants</b>	<b>\$ 40,734,760</b>
<b>Total recommended to award</b>	
- For grants in Maricopa County:	\$ 20,367,380
- For grants outside Maricopa County:	\$ 4,279,000
<b>Remaining Uncommitted Balance</b>	
To carry forward for future grant cycle:	\$ 16,088,380

In an effort to most effectively meet the statutory designs of the program, staff has identified at least six options for CAB to consider for funding, which are illustrated in the attached Tables. These options are described below and should be read in conjunction with the Tables.

The CAB may choose any combination of these options or develop their own recommendation.

#### **Options for Recommended Motions:**

**Option 1: This option presents all of the projects together both within Maricopa County and outside Maricopa County in order of rating.**

This option suggests fully funding the two projects outside Maricopa County (Pima County and the City of Flagstaff); and funding the two highest scoring and highest requested projects amount from the City of Scottsdale (Granite Mountain and Cholla Mountain-Rawhide Wash), up to the funding cap amount of \$20,367,380 for projects within Maricopa County. Total funding: \$24,646,380 towards the total purchase of 7,137.80 acres. Carry forward amount \$16,088,380.

#### **Recommended Motion:**

I move to recommend to the State Parks Board to approve Option 1 as follows:

Fully fund the two projects outside Maricopa County, which total \$4,279,000 towards the total purchase of 1,892.80 acres as follows:

- Pima County – Tortolita Mountain towards the purchase of 1,415 acres for up to \$1,890,000 and;
- City of Flagstaff - Picture Canyon for the purchase of 477.80 acres for up to \$2,389,000 and;

Fund the two highest scoring and highest requested project amounts from the City of Scottsdale (Granite Mountain and Cholla Mountain-Rawhide Wash), up to the funding cap amount of \$20,367,380 for projects within Maricopa County towards the total purchase of 5,245 acres.

**Conservation Acquisition Board Action Report**  
**Agenda Item #: D**

- City of Scottsdale – Granite Mountain, fully fund towards the purchase of 3,200 acres for up to \$18,700,000 and;
- City of Scottsdale – Cholla Mountain/Rawhide Wash partially fund towards the purchase of 2,045 acres for up to \$1,667,380.

**Option 2: Presents only the projects outside Maricopa County.**

This option suggests fully funding both of the projects outside Maricopa County. Total funding: \$4,279,000 towards the purchase of 1,892.80 acres. Carry forward \$16,088,380.

**Recommended Motion:**

I move to recommend to the State Parks Board to approve Option 2 as follows:

Fully fund the two projects outside Maricopa County, which total \$4,279,000 towards the total purchase of 1,892.80 acres as follows:

- Pima County – Tortolita Mountain towards the purchase of 1,415 acres for up to \$1,890,000 and;
- City of Flagstaff - Picture Canyon for the purchase of 477.80 acres for up to \$2,389,000.

**Options 3 thru 6 - Presents only the projects within Maricopa County.**

**Option 3:** This option suggests fully funding one project - The City of Scottsdale/Granite Mountain Project and partially funding a second project - The City of Scottsdale/Cholla Mountain-Rawhide Wash Project. Both projects rated the same and are the highest scored projects in Maricopa County. The first project (Scottsdale - Granite Mountain) is the highest requested project amount. By fully funding the Scottsdale/Granite Mountain Project, it leaves an available balance to partially fund the second priority project Scottsdale/Cholla Mountain. Total funding: \$20,367,380 towards the purchase of 5,245 acres.

**Recommended Motion:**

I move to recommend to the State Parks Board to approve Option 3 as follows:

Fully fund one project within Maricopa County – The City of Scottsdale/Granite Mountain Project and partially fund a second project, The City of Scottsdale/Cholla Mountain-Rawhide Wash Project for total funding of \$20,367,380 towards the purchase of 5,245 acres as follows:

- Fully fund The City of Scottsdale/Granite Mountain Project up to \$18,700,000 towards the purchase of 3,200 acres and;
- Partially fund The City of Scottsdale/Cholla Mountain-Rawhide Wash Project towards the purchase of 2,045 acres up to \$1,667,380.

**Option 4:** This option suggests fully funding the City of Scottsdale project- Cholla Mountain/Rawhide. This project is one of the two highest scoring projects within Maricopa County. It is the second highest requested project amount. This option also provides partial funding for the highest scoring project, City of Scottsdale/Granite Mountain project up to the remaining amount of funds available for Maricopa County. Total funding: \$20,367,380 towards the purchase of 5,245 acres.

**Recommended Motion:**

I move to recommend to the State Parks Board to approve Option 4 as follows:

Fully fund one project within Maricopa County – The City of Scottsdale/Cholla Mountain/Rawhide Wash Project and partially fund a second project – The City of Scottsdale/Granite Mountain Project for total funding of \$20,367,380 towards the purchase of 5,245 acres as follows:

- Fully fund The City of Scottsdale/Cholla Mountain/Rawhide Wash Project up to \$13,300,000 towards the purchase of 2,045 acres and;
- Partially fund The City of Scottsdale/Granite Mountain Project up to \$7,067,380 towards the purchase of 3,200 acres.

**Option 5:** This option suggests fully funding the City of Scottsdale project- Cholla Mountain/Rawhide and partially funding the City of Phoenix project- Sonoran Preserve Priority 3-D up to the remaining amount of available funds for Maricopa County. The City of Scottsdale-Cholla Mountain/Rawhide project is one of the two highest scoring projects within Maricopa County and is the second highest requested project amount for the City of Scottsdale. The City of Phoenix - Sonoran Preserve Priority 3-D is the lowest scoring of the Maricopa County projects. Total funding: \$20,367,380 towards the purchase of 3,588.78 acres.

**Recommended Motion:**

I move to recommend to the State Parks Board to approve Option 5 as follows:

Fully fund one project within Maricopa County – The City of Scottsdale/Cholla Mountain/Rawhide Wash Project and partially fund a second project – The City of Phoenix – Sonoran Preserve Priority 3-D Project up to the remaining amount of funds available for Maricopa County for total funding of \$20,367,380 towards the purchase of 3,588.78 acres as follows:

- Fully fund The City of Scottsdale/Cholla Mountain/Rawhide Wash Project up to \$13,300,000 towards the purchase of 2,045 acres and;
- Partially fund The City of Phoenix – Sonoran Preserve Priority 3-D Project up to \$7,067,380 towards the purchase of 1,543.78 acres.

**Option 6:** This option suggests partially funding all four projects within Maricopa County based on the ratio of 36.2732% (total funding amount available to the total eligible amount). Total funding: \$20,367,380 towards the purchase of 7,941.78 acres.



**Conservation Acquisition Board Action Report**  
**Agenda Item #: D**

**Recommended Motion:**

I move to recommend to the State Parks Board to approve Option 6 as follows:

To approve funding all four proposed projects from Maricopa County up to an amount that equals the percentage (36.2732%) of the eligible amount for each project, based on a ratio of the total amount available to the total amount eligible (ratio of \$20,367,380 to \$56,150,000) as follows:

- City of Scottsdale – McDowell Sonoran Preserve/Cholla Mountain-Rawhide Wash towards the purchase of 2,045 acres for up to \$4,824,330; and
- City of Scottsdale – McDowell Sonoran Preserve/Granite Mountain towards the purchase of 3,200 acres for up to \$6,783,082; and
- City of Scottsdale – McDowell Sonoran Preserve/Upper Sonoran Desert towards the purchase of 1,153 acres for up to \$4,370,917; and
- City of Phoenix – Sonoran Preserve Priority 3-D towards the purchase of 1,543.78 acres for up to \$4,370,917.

The final grant amounts will be based on the Arizona State Land Department (ASLD) final appraisal value of the parcels, agreed upon by the applicants, plus no more than 10% for eligible associated costs. Approval of the awards is contingent upon the appraised land value being finalized before December 31, 2012. I further move that this recommendation be forwarded to the Arizona State Parks Board for final action.

**Time Frame:**

The Arizona State Parks Board will consider the recommendation for the FY 2012 Growing Smarter State Trust Land Acquisition grant awards at their Board meeting on September 20, 2012. Following their approval, staff will proceed with the following:

- ASP staff will prepare award letters, Participant Agreements, and Conservation Easements.
- The Arizona State Land Department will schedule public auctions.
- Grant awards will be contingent upon the appraisals and parcel sizes being approved by the State Land Commissioner, and the applicants are the highest and best bidders at public auction.
- ASP staff will execute agreements.
- Grantees will submit requests for grant reimbursements following their full payment to the Arizona State Land Department.
- ASP will process grant reimbursement requests.
- ASP will close projects
- Time frame will be contingent upon auction dates, and
- Grantees will submit annual Self-Certifications on annual basis

**Staff and Financial Resources:**

A total of \$40,734,760 is available for the FY 2012 Growing Smarter State Trust Land Acquisition Grant Program.

**Relation to Strategic Plan:**

Partnerships: To build lasting public and private partnerships to promote local economies, good neighbors, recreation, conservation, tourism and establish sustainable funding for the agency.

**Relevant Past Board Actions:**

The Board has approved a total of \$226,174,067 in Growing Smarter Grant Funds between Fiscal Years 2001 thru 2011. A summary list of the history of Growing Smarter Grant awards is attached.

**Attachments:**

- 1) Summary list of applications indicating the rating scores and funding requests, along with the funding recommendation for each project.
- 2) Summary list of history of Growing Smarter grant awards.

<b>CAB Members</b>	<b>Aye</b>	<b>Nay</b>	<b>Absent</b>	<b>Abstain</b>	<b>Comments</b>
Christopher McNichol	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
John Graham	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Taber Anderson	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Jeffrey Swango	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Melinda Gulick	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Stephen Brophy	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
Approve	<input type="checkbox"/>		Deny	<input type="checkbox"/>	Amend <input type="checkbox"/>

Amend as follows:

**CAB Questions/Comments**

Table A.

**Growing Smarter State Trust Land Acquisition Grant Program  
FY 2012 Grant Funding Requests**

<b>Applicant</b>	<b>Parcel</b>		<b>County</b>	<b>Total Grant Request</b>	<b>Total Project Cost Requested</b>	<b>Final Appraisal Amount</b>	<b>50% Eligible Amount</b>
Flagstaff, City of	Picture Canyon	477.80	Coconino	\$2,532,912	\$5,065,824	\$4,778,000	\$2,389,000
Phoenix, City of	Sonoran Preserve/Priority 3-D	1,543.78	Maricopa	\$15,000,000	\$30,000,000	\$24,100,000	\$12,050,000
Pima County	Tortolita Mountain Park	1,415.00	Pima	\$1,890,000	\$3,780,000	\$3,780,000	\$1,890,000
Scottsdale, City of	McDowell Sonoran Preserve/Cholla Mountain-Rawhide Wash	2,045.00	Maricopa	\$15,000,000	\$30,000,000	\$26,600,000	\$13,300,000
Scottsdale, City of	McDowell Sonoran Preserve/Granite Mountain	3,200.00	Maricopa	\$20,000,000	\$40,000,000	\$37,400,000	\$18,700,000
Scottsdale, City of	McDowell Sonoran Preserve/Upper Sonoran Desert	1,153.00	Maricopa	\$15,000,000	\$30,000,000	\$24,200,000	\$12,100,000
<b>Totals</b>		<b>9,834.58</b>		<b>\$69,422,912</b>	<b>\$138,845,824</b>	<b>\$120,858,000</b>	<b>\$60,429,000</b>

Table B

**Growing Smarter State Trust Land Acquisition Grant Program  
FY 2012 Grant Recommendation Options**

**Option 1:**

Applicant	Parcel	Acres	County	Total Grant Request	Total Project Cost Requested	Final Appraisal Amount	50% Eligible Amount	Total Amount Recommended	Balance Available	Rating Score
Pima County	Tortolita Mountain Park	1,415.00	Pima	\$1,890,000	\$3,780,000	\$3,780,000	\$1,890,000	\$1,890,000	\$40,734,760	45
Scottsdale, City of	McDowell Sonoran Preserve/ Granite Mountain	3,200.00	Maricopa	\$20,000,000	\$40,000,000	\$37,400,000	\$18,700,000	\$18,700,000	\$20,144,760	44
Scottsdale, City of	McDowell Sonoran Preserve/ Cholla Mountain-Rawhide Wash	2,045.00	Maricopa	\$15,000,000	\$30,000,000	\$26,600,000	\$13,300,000	\$1,667,380	\$18,477,380	44
Flagstaff, City of	Picture Canyon	477.80	Coconino	\$2,532,912	\$5,065,824	\$4,778,000	\$2,389,000	\$2,389,000	\$16,088,380	41
Scottsdale, City of	McDowell Sonoran Preserve/ Upper Sonoran Desert	1,153.00	Maricopa	\$15,000,000	\$30,000,000	\$24,200,000	\$12,100,000	\$0	\$16,088,380	41
Phoenix, City of	Sonoran Preserve Priority 3-D	1,543.78	Maricopa	\$15,000,000	\$30,000,000	\$24,100,000	\$12,050,000	\$0	\$16,088,380	39
<b>Totals</b>		<b>7,137.80</b>		<b>\$39,422,912</b>	<b>\$78,845,824</b>	<b>\$72,558,000</b>	<b>\$36,279,000</b>	<b>\$24,646,380</b>	<b>\$16,088,380</b>	

**Option 1:** This option presents all of the projects together both within Maricopa County and outside Maricopa County in rating order. This option suggests fully funding the two projects outside Maricopa County (Pima County and the City of Flagstaff); and funding the two highest scoring and highest requested projects amount from the City of Scottsdale (Granite Mountain and Cholla Mountain-Rawhide Wash), up to the funding cap amount of \$20,367,380 for projects within Maricopa County. Total funding: \$24,646,380 towards the purchase of 7,137.80 acres. Carry forward amount \$16,088,380

Table C

**Growing Smarter State Trust Land Acquisition Grant Program  
FY 2012 Grant Recommendation Options**

Options 2 thru 6 - Separates the projects into two categories: Projects within Maricopa County and Projects outside Maricopa County.

Limit Available  
to Each  
County

**Option 2:**

Applicant	Parcel	Acres	County	Total Grant Request	Total Project Cost Requested	Final Appraisal Amount	50% Eligible Amount	Total Amount Recommended	Limit Available to Each County	Rating Score
Pima County	Tortolita Mountain Park	1,415.00	Pima	\$1,890,000	\$3,780,000	\$3,780,000	\$1,890,000	\$1,890,000	\$18,477,380	45
Flagstaff, City of	Picture Canyon	477.80	Coconino	\$2,532,912	\$5,065,824	\$4,778,000	\$2,389,000	\$2,389,000	\$16,088,380	41
Scottsdale, City of	McDowell Sonoran Preserve/ Cholla Mountain-Rawhide Wash	2,045.00	Maricopa	\$15,000,000	\$30,000,000					44
Scottsdale, City of	McDowell Sonoran Preserve/ Granite Mountain	3,200.00	Maricopa	\$20,000,000	\$40,000,000					44
Scottsdale, City of	McDowell Sonoran Preserve/ Upper Sonoran Desert	1,153.00	Maricopa	\$15,000,000	\$30,000,000					41
Phoenix, City of	Sonoran Preserve Priority 3-D	1,543.78	Maricopa	\$15,000,000	\$30,000,000					39
<b>Totals</b>		<b>1,892.80</b>		<b>\$4,422,912</b>	<b>\$8,845,824</b>	<b>\$8,558,000</b>	<b>\$4,279,000</b>	<b>\$4,279,000</b>	<b>\$16,088,380</b>	

**Option 2:** This option presents only the projects outside Maricopa County. This option suggests fully funding both of the projects outside Maricopa County. Total funding: \$4,279,000 towards the purchase of 1,892.80 acres. Carry forward \$16,088,380.

Table D

**Growing Smarter State Trust Land Acquisition Grant Program  
FY 2012 Grant Funding Options for Maricopa County Applications**

Options 3 thru 6 - Considers only the projects within Maricopa County.

**Option 3:**

Available for  
Maricopa

Applicant	Parcel	Acres	County	Total Grant Request	Total Project Cost Requested	Final Appraisal Amount	50% Eligible Amount	Total Amount Recommended	Available for Maricopa	Rating Score
Scottsdale, City of	McDowell Sonoran Preserve/ Granite Mountain	3,200.00	Maricopa	\$20,000,000	\$40,000,000	\$37,400,000	\$18,700,000	\$18,700,000	\$1,667,380	44
Scottsdale, City of	McDowell Sonoran Preserve/ Cholla Mountain-Rawhide Wash	2,045.00	Maricopa	\$15,000,000	\$30,000,000	\$26,600,000	\$13,300,000	\$1,667,380	\$0	44
Scottsdale, City of	McDowell Sonoran Preserve/ Upper Sonoran Desert	1,153.00	Maricopa	\$15,000,000	\$30,000,000	\$24,200,000	\$12,100,000	\$0	\$0	41
Phoenix, City of	Sonoran Preserve Priority 3-D	1,543.78	Maricopa	\$15,000,000	\$30,000,000	\$24,100,000	\$12,050,000	\$0	\$0	39
<b>Totals</b>		<b>5,245.00</b>		<b>\$35,000,000</b>	<b>\$70,000,000</b>	<b>\$64,000,000</b>	<b>\$32,000,000</b>	<b>\$20,367,380</b>	<b>\$0</b>	

**Option 3:** This option suggests fully funding one project - The City of Scottsdale/Granite Mountain Project and partially funding a second project - The City of Scottsdale/Cholla Mtn-Rawhide Wash Project. Both projects rated the same and are the highest scored projects in Maricopa County. The first project (Scottsdale - Granite Mountain) is the highest requested project amount. By fully funding the Scottsdale/Granite Mountain Project, it leaves an available balance to partially fund the second priority project Scottsdale/Cholla Mountain. Total funding: \$20,367,380 towards the purchase of 5,245 acres.

Table E

**Growing Smarter State Trust Land Acquisition Grant Program  
FY 2012 Grant Funding Options for Maricopa County Applications**

**Option 4:**

Applicant	Parcel	Acres	County	Total Grant Request	Total Project Cost Requested	Final Appraisal Amount	50% Eligible Amount	Total Amount Recommended	Available for Maricopa	
									\$20,367,380	Rating Score
Scottsdale, City of	McDowell Sonoran Preserve/ Cholla Mountain-Rawhide Wash	2,045.00	Maricopa	\$15,000,000	\$30,000,000	\$26,600,000	\$13,300,000	\$13,300,000	\$7,067,380	44
Scottsdale, City of	McDowell Sonoran Preserve/ Granite Mountain	3,200.00	Maricopa	\$20,000,000	\$40,000,000	\$37,400,000	\$18,700,000	\$7,067,380	\$0	44
Scottsdale, City of	McDowell Sonoran Preserve/ Upper Sonoran Desert	1,153.00	Maricopa	\$15,000,000	\$30,000,000	\$24,200,000	\$12,100,000	\$0	\$0	41
Phoenix, City of	Sonoran Preserve Priority 3-D	1,543.78	Maricopa	\$15,000,000	\$30,000,000	\$24,100,000	\$12,050,000	\$0	\$0	39
<b>Totals</b>		<b>5,245.00</b>		<b>\$35,000,000</b>	<b>\$70,000,000</b>	<b>\$64,000,000</b>	<b>\$32,000,000</b>	<b>\$20,367,380</b>	<b>\$0</b>	

**Option 4:** This option suggests fully funding the City of Scottsdale project- Cholla Mountain/Rawhide. This project is one of the two highest scoring projects within Maricopa County. It is the second highest requested project amount. This option also provides partial funding for the City of Scottsdale/Granite Mountain project. Total funding: \$20,367,380 towards the purchase of 5,245 acres.

Table F

**Growing Smarter State Trust Land Acquisition Grant Program**  
**FY 2012 Grant Funding Options for Maricopa County Applications - continued**

**Option 5:**Available for  
Maricopa

Applicant	Parcel	Acres	County	Total Grant Request	Total Project Cost Requested	Final Appraisal Amount	50% Eligible Amount	Total Amount Recommended	Available for Maricopa	Rating Score
Scottsdale, City of	McDowell Sonoran Preserve/ Cholla Mountain-Rawhide Wash	2,045.00	Maricopa	\$15,000,000	\$30,000,000	\$26,600,000	\$13,300,000	\$13,300,000	\$20,367,380	44
Phoenix, City of	Sonoran Preserve Priority 3-D	1,543.78	Maricopa	\$15,000,000	\$30,000,000	\$24,100,000	\$12,050,000	\$7,067,380	\$0	39
Scottsdale, City of	McDowell Sonoran Preserve/ Granite Mountain	3,200.00	Maricopa	\$20,000,000	\$40,000,000	\$37,400,000	\$18,700,000	\$0	\$0	44
Scottsdale, City of	McDowell Sonoran Preserve/ Upper Sonoran Desert	1,153.00	Maricopa	\$15,000,000	\$30,000,000	\$24,200,000	\$12,100,000	\$0	\$0	41
<b>Totals</b>		<b>3,588.78</b>		<b>\$30,000,000</b>	<b>\$60,000,000</b>	<b>\$50,700,000</b>	<b>\$25,350,000</b>	<b>\$20,367,380</b>	<b>\$0</b>	

Option 5: This option suggests fully funding the City of Scottsdale project- Cholla Mountain/Rawhide and partially funding the City of Phoenix project- Sonoran Preserve Priority 3-D up to the remaining amount of available funds. The City of Scottsdale-Cholla Mountain/Rawhide project is one of the two highest scoring projects within Maricopa County and is the second highest requested project amount for the City of Scottsdale. The City of Phoenix - Sonoran Preserve Priority 3-D is the lowest scoring of the Maricopa County projects. Total funding: \$20,367,380 towards the purchase of 3,588.78 acres.



Table G

**Growing Smarter State Trust Land Acquisition Grant Program  
FY 2012 Grant Funding Options for Maricopa County Applications**

**Option 6:**

36.2732%  
Available for  
Maricopa

Applicant	Parcel	Acres	County	Total Grant Request	Total Project Cost Requested	Final Appraisal Amount	50% Eligible Amount	Total Amount Recommended	Available for Maricopa	Rating Score
Scottsdale, City of	McDowell Sonoran Preserve/ Cholla Mountain-Rawhide Wash	2,045.00	Maricopa	\$15,000,000	\$30,000,000	\$26,600,000	\$13,300,000	\$4,824,330	\$20,367,380	44
Scottsdale, City of	McDowell Sonoran Preserve/ Granite Mountain	3,200.00	Maricopa	\$20,000,000	\$40,000,000	\$37,400,000	\$18,700,000	\$6,783,082	\$8,759,968	44
Scottsdale, City of	McDowell Sonoran Preserve/ Upper Sonoran Desert	1,153.00	Maricopa	\$15,000,000	\$30,000,000	\$24,200,000	\$12,100,000	\$4,389,051	\$4,370,917	41
Phoenix, City of	Sonoran Preserve Priority 3-D	1,543.78	Maricopa	\$15,000,000	\$30,000,000	\$24,100,000	\$12,050,000	\$4,370,917	\$0	39
<b>Totals</b>		<b>7,941.78</b>		<b>\$65,000,000</b>	<b>\$130,000,000</b>	<b>\$112,300,000</b>	<b>\$56,150,000</b>	<b>\$20,367,380</b>	<b>\$0</b>	

Option 6: This option suggests partially funding all four projects within Maricopa County based on the ratio of 36.2732% (total funding amount available to the total eligible amount). Total funding: \$20,367,380 towards the purchase of 7,941.78 acres.